

## ELLINGTON HOUSING AUTHORITY

## Regular Meeting

April 26, 2016

- 1) Meeting called to order @ 6:05 P.M.
- 2) Members present: Aaron Foster, Don Gessay, Bob Ohrt and Judy Plantier. Also present: Ted Yampanis, Director and Gail Gessay, recording secretary.
- 3) The minutes of the 2/23/16 meeting were reviewed. The minutes need to reflect meeting with Atty. Fader to review general requirements for consultant contracts. Subject to that addition, Aaron motioned to accept the minutes, 2<sup>nd</sup> by Bob. Minutes unanimously approved.
- 4) Public forum: no one present.
- 5) Projects
  - Currently we have no information yet regarding the SSHP-Rehab Project. The predevelopment loan application was submitted around March 6<sup>th</sup>. Ted was told an environmental study is needed first but there was not enough time to get it done. Sanborn (Small Cities Grant) sent documents to Aaron saying an environmental study has never been done on the site. Ted is going to contact Lynn Crane regarding the application.
  - Discussion of the Millennium & Bailey contracts were deferred to Executive Session.
  - Aaron contacted New Ecology (consultants/designer hired by Ct. Green Bank) regarding an energy evaluation. Connecticut Green Bank concluded there is not enough potential for total savings, just for lighting.
  - Ted is going to contact Earthlight regarding E.H.A.'s energy evaluation.
- 6) Financial Matters:
  - The 3/31/2016 financial report was discussed. A signed affidavit signed by a board member is required. Bob motioned for Aaron to sign the semi-annual affidavit, 2<sup>nd</sup> by Judy. Motion passed unanimously.
- 7) Unit vacancy report
  - Apartment 14 vacated in March 2016 by a long time tenant.
- 8) Maintenance
  - The generator for the community room is being replaced. Installation will soon be completed.

- Apartment #36 has serious soiling. Ted had a service clean it up as well as remove and discard furniture at the cost of \$ 600.00.
- Building #3 had a sewer line backup caused by a blockage. Ray Paige Plumbing took care of this problem, which cost about \$ 900.00.

9) New Business

- EHA needs to find a new commissioner.
- Aaron motioned the board go into Executive Session @ 7:05. The discussion was about proposed contracts with Millennium and Paul Bailey. Executive session ended @ 7:40 P.M.

10) Meeting adjourned @ 7:40 P.M. The next meeting is scheduled for Tuesday May 31<sup>st</sup> @ 6:00 P.M.

Respectfully submitted,

*Gail Gessay*

Gail Gessay, Recording Secretary

Ellington Housing Authority